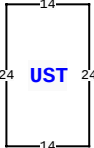


SUTTON EUGENE/SUTTON SUSAN
306 SW TRAVER CT
FORT WHITE, FL 32038

34-6S-16-04065-004

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY															
ELEMENT		CD	CONSTRUCTION			TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall		32	HARDIE BRD 100			0100	01	2,857	109.7250	122.89	351,097	2016	2016		0	0	9.00	91.00	VALUATION BY		STANDARD														
Roof Structur		03	GABLE/HIP 100			1 SINGLE FAM 100% - 2017										Heated Area: 2100										Tax Group: 3		Tax Dist:							
Roof Cover		12	MODULAR MT 100													HX Base Yr 2017										BUILDING MARKET VALUE		319,498							
Interior Wall		05	DRYWALL 100													TOTAL MARKET OB/XF VALUE		15,934																	
Interior Floo		03	CONC FINSH 100													TOTAL LAND VALUE - MARKET		102,125																	
Air Condition		03	CENTRAL 100													TOTAL MARKET VALUE		347,145																	
Heating Type		04	AIR DUCTED 100													SOH/AGL Deduction		112,071																	
Bedrooms		04	3 100			ASSESSED VALUE		235,074																											
Bathrooms			3 100			TOTAL EXEMPTION VALUE		HX HB		50,722																									
Frame		02	WOOD FRAME 100			BASE TAXABLE VALUE		184,352																											
Stories		1.	1. 100			TOTAL JUST VALUE		437,557																											
Architectual Units		05	CONV 100			NCON VALUE		0																											
			0 100			INCOME VALUE																													
						PREVIOUS YEAR MKT VALUE		441,068																											
Quality		06	06																																
DOR CODE		5000IMPROVED AG																																	
MAP NUM												MKT AREA		02																					
NEIGHBORHOOD/LOC		34616.00										1.00/																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	2,100	100		2,100	234,843																														
FGR	840	55		462	51,665																														
FOP	48	30		14	1,565																														
FOP	432	30		130	14,538																														
UST	336	45		151	16,886																														
TOTALS		3,756			2,857	319,498																													
EXTRA FEATURES					306 SW TRAVER CT, FORT WHITE										BLD DATE						LGL DATE														
															XF DATE						LAND DATE														
															INC DATE						AG DATE														
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES																			
1	0060	CARPORT F	0 100	18	18	324.00	UT	3.50	3.50	100	2015	2015	3	100	1,134																				
2	0294	SHED WOOD/	0 100	20	20	400.00	UT	10.00	10.00	100	2015	2015	3	100	4,000																				
3	0294	SHED WOOD/	0 100	20	24	480.00	UT	10.00	10.00	100	2016	2016	3	100	4,800																				
4	0294	SHED WOOD/	0 100	20	30	600.00	UT	10.00	10.00	100	2016	2016	3	100	6,000																				
LAND DESCRIPTION										TOTAL OB/XF										15,934															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV											
1	5700	A	TIMBER 4	0			0.00	0.00	9.75	AC		1.00	1.00	1.00	227.00	227.00	2,213																		
2	9910	M	MKT. VAL. AG	0			0.00	0.00	9.75	AC		1.00	1.00	1.00	9,500.00	9,500.00	92,625																		
3	0100	C	SFR	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500																		
REVIEW DATE		08/17/2016		BY	HC	Total Acres: 10.75		Total Land Value: 11,713		Market: 92,625		Agricultural: 2,213		Common: 9,500		PRINTED 10/03/2025 BY SYS																			